

In Re:

GEORGE SARIOTIS and
CINDY SARIOTIS

Case No.:

22-12916

Chapter:

11

Judge:

Michael B. Kaplan

NOTICE OF PROPOSED PRIVATE SALE

George Sariotis _____, Cindy Sariotis _____, in this case proposes to sell property of the estate to the persons and on the terms described below. If you object to the sale, you must file a written objection with the Clerk of the United States Bankruptcy Court and serve it on the party listed below not later than 7 days before the hearing date.

Address of the Clerk: Clarkson S. Fisher US Courthouse
402 East State Street
Trenton, NJ 08608

If an objection is filed, a hearing will be held before the Honorable Michale B. Kaplan on May 5, 2022 at 10 a.m. at the United States Bankruptcy Court, courtroom no. 8. (Hearing date must be at least 28 days from the date of this notice). If no objection to the sale is filed, the clerk will enter a Certification of No Objection and the sale will be held as proposed.

Description of property to be sold: 61 Redwood Drive, Ocean Township, New Jersey 07712

Proposed Purchaser: Tony Smith and Elinor B. Smith

Sale price: \$620,000.00

Pursuant to D.N.J. LBR 6004-5, I request to pay the real estate broker and/or real estate attorney at closing on the terms set forth below.

Name of Professional: Burke & Manna Real Estate

Amount to be paid: 2% commission

Services rendered: Marketing of 61 Redwood Drive

Higher and better offers will be received. They must be in writing and filed with the clerk not later than 7 days before the hearing date set forth above.

Objections must be served on, and requests for additional information directed to:

Name: Geoffrey P. Neumann, Esq.

Address: 25 Abe Voorhees Drive, Manasquan, NJ 08736

Telephone No.: (732) 223-8484 ext. 212

In re:
George Sariotis
Cindy Sariotis
Debtors

Case No. 22-12916-MBK
Chapter 11

District/off: 0312-3
Date Rcvd: Apr 25, 2022

User: admin
Form ID: pdf905

Page 1 of 3
Total Noticed: 36

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.
##	Addresses marked '##' were identified by the USPS National Change of Address system as undeliverable. Notices will no longer be delivered by the USPS to these addresses; therefore, they have been bypassed. The debtor's attorney or pro se debtor was advised that the specified notice was undeliverable.

CERTIFICATE OF NOTICE

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Apr 27, 2022:

Recip ID	Recipient Name and Address
db/jdb	George Sariotis, Cindy Sariotis, 1801 Pitney St, Oakhurst, NJ 07755-2840
cr	+ McCormick 110, LLC, c/o Dembo, Brown & Burns LLP, 1300 Route 73, Suite 205, Mount Laurel, NJ 08054-2200
cr	+ OceanFirst Bank, N.A., successor by merger to TwoR, 520 South Avenue West, Westfield, NJ 07090, UNITED STATES 07090-5401
519553253	Aluma Systems Concrete, PO Box 91473, Chicago, IL 60693-1473
519553254	American Builders, 1 American Way, Walden, NY 12586-2821
519553260	Dreyers Lumber & Hardward Inc., 20 Watchung Ave, Chatham, NJ 07928-2751
519553261	Hudson Insurance Company, Westerman Sheehy Keenan, 333 Earle Ovington Blvd Ste 702, Uniondale, NY 11553-3622
519553262	+ Hudson Law Offices, PC, For Aluma Systems Concrete, 900 Route 168 Ste C-2, Turnersville, NJ 08012-3206
519553264	Jaeger Lumber and Supp Ly Co Inc, 1835 Swarthmore Ave, Lakewood, NJ 08701-4533
519553265	+ Joseph Fazio Wall L Lc, 5001 Routes 33 & 34, Farmingdale, NJ 07727-3621
519553267	Kathleen R. Wall, Esq., Atty for Joseph Fazio-Wall LLC, PO Box A, Manasquan, NJ 08736-0631
519553268	Marvel & Maloney, Attys for Woodhaven Lumber, PO Box 727, Neptune, NJ 07754-0727
519553270	Meyner & Landis, 1 Gateway Ctr Fl 25, Newark, NJ 07102-5320
519553272	NJ Attorney General, Division of Law Richard J Hughes Justice, 25 Market St, Trenton, NJ 08611-2148
519553274	Ronald J Nelson, Esq. re Dreyer Lmber & Hardware, 162 Washington Valley Rd Ste 207, Warren, NJ 07059-7100
519553276	State of New Jersey, Div of Taxation Bk Se P O, PO Box 245, Trenton, NJ 08602-0245
519553279	U S Attorney Genera, U S Dept of Justice, 950 Pennsylvania Ave NW, Washington, DC 20530-0009
519553280	U S Attorney General, 970 Broad St, Newark, NJ 07102-2534
519553281	Wells Fargo, Attn Bankruptcy, 1 Home Campus # MACX2303-01A, Des Moines, IA 50328-0001
519553282	Woodhaven Lumber & Millwork, 200 James St, Lakewood, NJ 08701-4103

TOTAL: 20

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI). Electronic transmission is in Eastern Standard Time.

Recip ID	Notice Type: Email Address	Date/Time	Recipient Name and Address
smg	Email/Text: sbse.cio.bnc.mail@irs.gov	Apr 25 2022 20:44:00	Dist Dir of IRS, Insolvency Function, PO Box 724, Springfield, NJ 07081-0724
smg	Email/Text: usanj.njbankr@usdoj.gov	Apr 25 2022 20:44:00	U.S. Attorney, 970 Broad St., Room 502, Rodino Federal Bldg., Newark, NJ 07102-2534
smg	+ Email/Text: ustpregion03.ne.ecf@usdoj.gov	Apr 25 2022 20:44:00	United States Trustee, Office of the United States Trustee, 1085 Raymond Blvd., One Newark Center, Suite 2100, Newark, NJ 07102-5235
519553255	Email/PDF: bncnotices@becket-lee.com	Apr 26 2022 13:17:36	Amex, PO Box 981537, El Paso, TX 79998-1537
519553256	Email/Text: bk@avant.com	Apr 25 2022 20:44:00	Avant LLC/Web Bank, 222 N La Salle St, Chicago, IL 60601-1003
519553258	Email/Text: bankruptcy@usecapital.com	Apr 25 2022 20:44:00	Capital Accounts, PO Box 140065, Nashville, TN 37214-0065
519553257	Email/Text: bankruptcy@usecapital.com	Apr 25 2022 20:44:00	Capital Accounts, Attn Bankruptcy Dept, PO Box 140065, Nashville, TN 37214-0065

District/off: 0312-3

User: admin

Page 2 of 3

Date Rcvd: Apr 25, 2022

Form ID: pdf905

Total Noticed: 36

519558122	Email/Text: mrdiscen@discover.com	Apr 25 2022 20:43:00	Discover Bank, Discover Products Inc, PO Box 3025, New Albany, OH 43054-3025
519553259	Email/Text: mrdiscen@discover.com	Apr 25 2022 20:43:00	Discover Fin Svcs LLC, PO Box 15316, Wilmington, DE 19850-5316
519553266	Email/PDF: ais.chase.ebn@aisinfo.com	Apr 25 2022 20:47:57	Jpmcb Card, PO Box 15369, Wilmington, DE 19850-5369
519553269	Email/Text: attorneys@msklaw.net	Apr 25 2022 20:43:00	Mellinger Sanders Kartzman LLC, 101 Gibraltar Dr Ste 2F, Morris Plains, NJ 07950-1287
519553271	Email/Text: NissanBKNotices@nationalbankruptcy.com	Apr 25 2022 20:43:00	Nissan-Infiniti Lt, PO Box 660366, Dallas, TX 75266-0366
519553273	Email/Text: signed.order@pfwattorneys.com	Apr 25 2022 20:43:00	Pressler Felt & Warshaw, LLP, 7 Entin Rd, Parsippany, NJ 07054-5020
519553275	Email/Text: bkteam@selenefinance.com	Apr 25 2022 20:44:00	Selene Finance Lp, 9990 Richmond Ave, Houston, TX 77042-4559
519554310	+ Email/PDF: gecsed@recoverycorp.com	Apr 25 2022 20:48:09	Synchrony Bank, c/o of PRA Receivables Management, LLC, PO Box 41021, Norfolk, VA 23541-1021
519553277	Email/Text: tcm.bk@tcmbank.com	Apr 25 2022 20:44:00	Tcm Bank NA, PO Box 31481, Tampa, FL 33631-3481

TOTAL: 16

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

Recip ID	Bypass Reason	Name and Address
519553263	*	Internal Revenue Service, Centralized Insolvency Operation, PO Box 7346, Philadelphia, PA 19101-7346
519553278	##	Two River Community Bank, 1250 State Route 35, Middletown, NJ 07748-2013

TOTAL: 0 Undeliverable, 1 Duplicate, 1 Out of date forwarding address

NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Apr 27, 2022

Signature: /s/Gustava Winters

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on April 22, 2022 at the address(es) listed below:

Name	Email Address
David B. Grantz	on behalf of Creditor OceanFirst Bank N.A., successor by merger to TwoRiver Community Bank dgrantz@meyner.com, ckelly@meyner.com
Geoffrey P. Neumann	on behalf of Joint Debtor Cindy Sariotis geoff.neumann@gmail.com
Geoffrey P. Neumann	

District/off: 0312-3

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Page 3 of 3

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on behalf of Plaintiff Cindy Sariotis geoff.neumann@gmail.com

Geoffrey P. Neumann

on behalf of Debtor George Sariotis geoff.neumann@gmail.com

Geoffrey P. Neumann

on behalf of Plaintiff George Sariotis geoff.neumann@gmail.com

Kyle Francis Eingorn

on behalf of Creditor McCormick 110 LLC keingorn@dbblegal.com

Margaret Mcgee

on behalf of U.S. Trustee U.S. Trustee maggie.mcgee@usdoj.gov

Matthew Patrick Dolan

on behalf of Creditor OceanFirst Bank N.A., successor by merger to TwoRiver Community Bank mdolan@meyner.com

U.S. Trustee

USTPRegion03.NE.ECF@usdoj.gov

TOTAL: 9